



- NOTES:
1. THIS SURVEY HAS BEEN PREPARED PURSUANT TO THE REGULATIONS OF CONNECTICUT STATE AGENCIES SECTIONS 20-300b-1 THROUGH 20-300b-20 AND THE "STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT" AS ADMENDED.
  2. THE TYPE OF SURVEY PERFORMED IS LIMITED PROPERTY/BOUNDARY, ZONING LOCATION SURVEY.
  3. THE BOUNDARY DETERMINATION CATEGORY IS RESURVEY OF REF. MAP # 1 BELOW.
  4. THIS SURVEY CONFORMS TO HORIZONTAL ACCURACY CLASS A-2.
  5. THIS MAP WAS PREPARED FOR THE PURPOSE OF ZONING COMPLIANCE DETERMINATION.
  6. BEARINGS ON THIS MAP ARE BASED ON REFERENCE MAP # 1.
  7. THE UNDERGROUND UTILITIES SHOWN ON THIS MAP HAVE BEEN LOCATED BOTH FROM FIELD SURVEY INFORMATION AND FROM EXISTING DRAWINGS NOTED HEREON. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES ON THIS MAP, EITHER CURRENT OR ABANDONED ALTHOUGH EVERY ATTEMPT WAS MADE TO ACCURATELY DEPICT ALL UNDERGROUND UTILITIES, THERE IS NO GUARANTEE TO THE EXACT LOCATION OF UNDERGROUND UTILITIES SHOWN ON THIS MAP.
  8. THIS PARCEL IS DEPICTED AS LOT 68 ON ASSESSOR'S MAP # 9.
  9. ELEVATIONS SHOWN HEREON ARE BASED ON NAVD88 DATUM.



- MAP REFERENCE:
1. "MAP SHOWING SUBDIVISION OF PROPERTY PREPARED FOR HOLLY H. SEELY AND GEORGE M. CALVE" SCALE:1"=60', 4-10-50 DLR# 1833.

DARIEN ZONE TABLE (R-1 DISTRICT) CORNER LOT			
STANDARDS	REQUIRED	EXISTING	PROPOSED
MINIMUM LOT SIZE	43,560 SF	43,776.5 SF	43,776.5 SF
MIN. WIDTH	150'	311.28'	311.28'
MIN. FRONTAGE:	50'	481.01'	481.01'
MIN. DEPTH	150'	99.39'	99.39'
SETBACKS:			
FRONT YARD	40'	39.56'	40.29'
SIDE YARD (ONE)	25'	24.22'	25.4'
SIDE YARD (TOT. OF TWO)	50'	CORNER LOT	CORNER LOT
REAR YARD	40'	> 40'	> 40'
ACCYS STRUCTURE			
FRONT YARD	40'	> 40'	-
SIDE YARD	20'	25.22'	-
REAR YARD	40'	> 40'	-
MAX STORIES	2 1/2	1	2 1/2
MAX. HEIGHT	30'	13'	29.91'
MAX COVERAGE	20 %	9.5 %	8.14% *

\* HOUSE COVERAGE ONLY - WITH POOL 9.97%

- LEGEND
- PROPERTY LINE
  - BUILDING LINE
  - EXISTING CONTOUR
  - PROPOSED CONTOUR
  - EXISTING SPOT ELEV.
  - PROPOSED SPOT ELEV
  - DEEP HOLE
  - SEDIMENT FENCING
  - STONEWALL
  - TREE LINE

**PROPOSED SITE PLAN**  
OF PROPERTY LOCATED AT  
281 MIDDLESEX RD.(AKA 4 HOLLY LN)  
DARIEN, CT.  
PREPARED FOR  
281 MIDDLESEX,LLC  
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SILVA LAND SURVEYING, LLC  
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SCALE: 1" = 20' June 9, 2020

TO MY KNOWLEDGE AND BELIEF, THIS MAP IS CORRECT AS NOTED HEREON.  
THIS MAP IS NOT VALID UNLESS IT BEARS THE LIVE SIGNATURE AND SEAL OF  
THE UNDERSIGNED LAND SURVEYOR.

DAVID L. LAFERRIERE, LS #70072